

November 18, 1986

Mr. Jim Dyer
Zoning Supervisor
Baltimore County
Room 113
111 W. Chesapeake Avenue
Towson, Maryland 21204

Re: Case No. 87-232-A *Item #132*
Petition for Variance
W/S of York Road opposite Belfast Road
8th District
Known as 2020 York Road
Vermont Federal Savings & Loan, Petitioner

Dear Mr. Dyer:

Attached please find 13 copies of a revised site plan for distributing for the above noted site scheduled for hearing at 10 a.m. on December 9, 1986.

The plan reflects a redesign of the proposed addition to the former Vermont Federal Building. The change in plan was dictated by the need to accommodate truck movements on site without creating traffic safety problems.

If you have any questions, please give me a call.

Cordially,

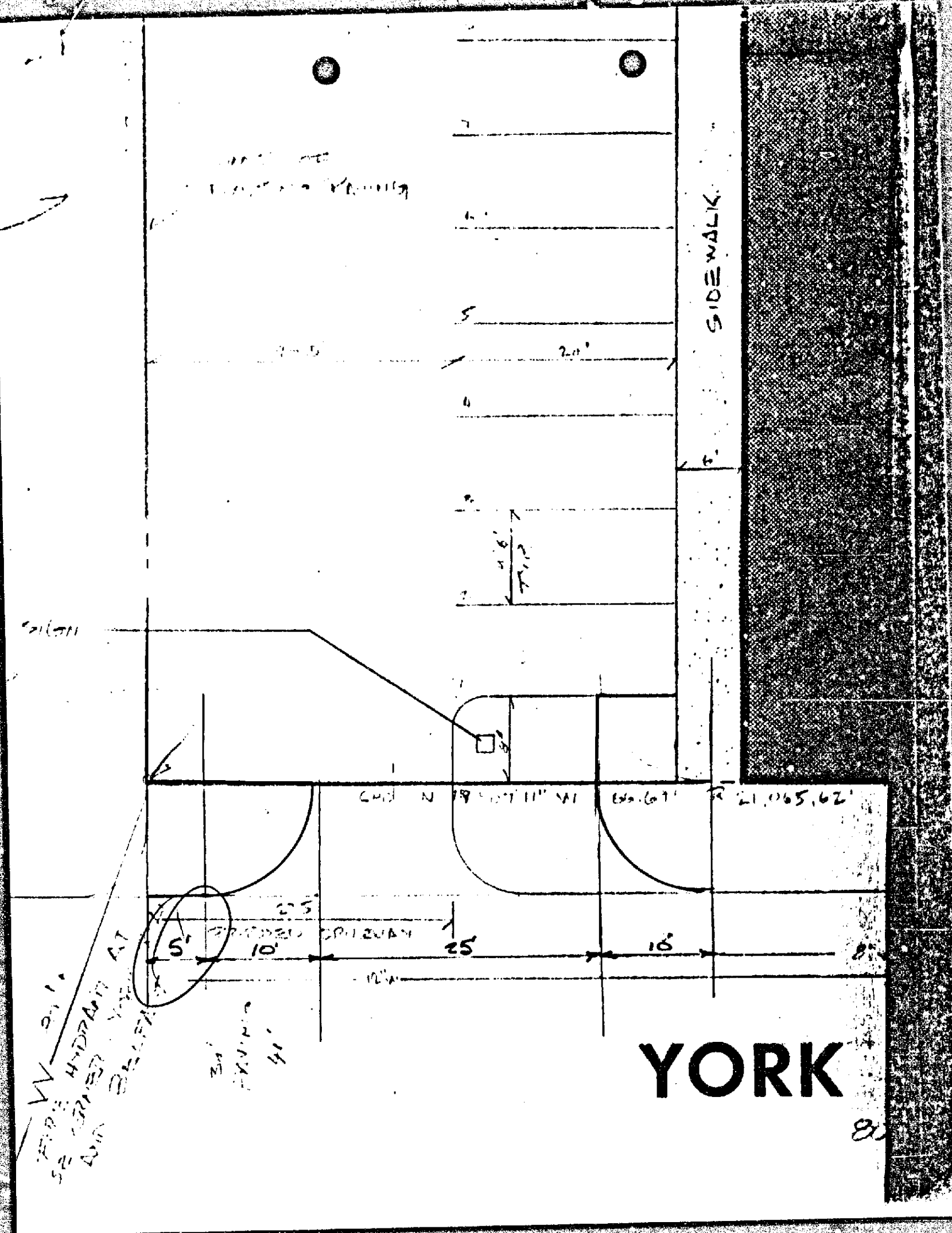
WPM
William P. Monk

WPM:ma

Enc.

WILLIAM P. MONK
land planner

p.o. box 11415
baltimore, maryland
21239



Maryland Department of Transportation
State Highway Administration

RECEIVED
DEC 15 1986
ZONING OFFICE
William K. Hoffmann
Administrator

December 11, 1986

RE: Baltimore County
Item #132
Revised site plan of
11/18/86
Property Owner:
Vermont Federal Savings
and Loan
Location: W/S York Road
(Route 45)
opposite intersection
of Belfast Road
Existing Zoning: B.L-CNS
Proposed Zoning: Variance
to allow a front yard
setback of 0 feet in
lieu of the required
average 60' of the front
yard depths of the lots
immediately adjoining
on each side
Area 0.52
District: 8th

Dear Mr. Jablon:

On review of the submittal of 11/24/86 revised, the State Highway Administration-Bureau of Engineering Access Permits offers the following comments.

State Highway Administration requirements for a 5' tangent from the property line to the radius must be shown on a revised site plan.

A variance to the 5' tangent can be obtained by the developer, if the adjoining property owner agrees in writing to the adjoining property at or near the in-common property line.

Very truly yours,

Charles Lee
Charles Lee, Chief
Bureau of Engr. Access Permits

CL-GW:es

by: George Wittman

cc: J. Ogle
William Monk
attachment
Telephone number is 301-333-1350
Teletypewriter for Impaired Hearing or Speech
383-7555 Baltimore Metro - 565-0451 D.C. Metro - 1-800-492-5062 Statewide Toll Free
P.O. Box 717 1707 North Calvert St., Baltimore, Maryland 21203 - 0717



BALTIMORE COUNTY
DEPARTMENT OF PERMITS & LICENSES
TOWSON, MARYLAND 21204

November 3, 1986

TED ZALESKI, JR.
DIRECTOR

Mr. Arnold Jablon, Zoning Commissioner
Office of Planning and Zoning
Towson, Maryland 21204

Dear Mr. Jablon:

Comments on Item # 132 Zoning Advisory Committee Meeting are as follows:
Property Owner: Vermont Federal Savings & Loan
Location: W/S York Road opposite intersection of Belfast Road
District: 8th.

APPLICABLE ITEMS ARE CIRCLED:

1. All structures shall conform to the Baltimore County Building Code as adopted by Council Bill #17-85, the Maryland Code for the Handicapped and Aged (A.M.C.G.A. #17-1 - 1980) and other applicable Codes and Standards.
2. A building and other miscellaneous permits shall be required before the start of any construction.
3. Residential: Two sets of construction drawings are required to file a permit application. The seal of a registered in Maryland Architect or Engineer 14/18 is not required on plans and technical data.
4. Commercial: Three sets of construction drawings sealed and signed by a registered in Maryland Architect or Engineer shall be required to file with a permit application. Reproduced seals are not acceptable.
5. All Use Groups except B-4 Single Family Detached Dwellings require a minimum of 1 hour fire rating for exterior walls closer than 6'-0" to an interior lot line. B-4 Use Groups require a one hour wall if closer than 3'-0" to an interior lot line. Any wall built on an interior lot line shall require a fire or party exterior wall within 3'-0" of an interior lot line.
6. The structure does not appear to comply with Table 505 for permissible height/area. Reply to the requested variance by this office cannot be considered until the necessary data pertaining to height/area and construction type is provided. See Table 401 and 505 and have your Architect/Engineer contact this department.
7. The requested variance appears to conflict with Section(s) _____ of the Baltimore County Building Code.
8. When filing for a required Change of Use/Occupancy Permit, an alteration permit application shall also be filed along with three sets of construction drawings indicating how the existing structure is to be altered in order to comply with the Code requirements for the new use. Maryland Architectural or Engineer seals are usually required. The change of Use Groups are from Use _____ to Use _____ or to Mixed Uses _____. See Section 312 of the Building Code.
9. The proposed project appears to be located in a Flood Plain, Tidal/Riverine. Please see the attached copy of Section 516.1 of the Building Code as adopted by Bill #17-85. Site plans shall show the correct elevations above sea level for the lot and the finish floor levels including basement.
10. Comments: Due to the controls on storage of paints and flammable liquids for retail as well as warehouse use and occupancies, the applicant is requested to have his architect consult with this office on Section 306.0, 308.0, 310.0 and 313.2 before proceeding with his design. Setbacks could very well be affected by the materials stored. Also, Section 500.7 could be applicable.
11. These abbreviated comments reflect only on the information provided by the drawings submitted to the Office of Planning and Zoning and are not intended to be construed as the full extent of any permit. If desired the applicant may obtain additional information by visiting Room 122 of the County Office Building at 111 W. Chesapeake Avenue, Towson, Maryland 21204.

Charles P. Hoffmann
311 E. N. Avenue, 3rd
Building Plans Review

11/22/86

IN RE: PETITION FOR ZONING VARIANCE * BEFORE THE
W/S of York Road, opposite * DEPUTY ZONING COMMISSIONER
Belfast Road (2020 York Road) * OF BALTIMORE COUNTY
8th Election District *
Vermont Federal Savings * Case No. 87-232-A
and Loan *
Petitioner *

The Petitioner herein requests a zoning variance to permit a front yard setback of 0 feet, in lieu of the required average of 60 feet for the front yard depths of the lots immediately adjoining on each side.

Testimony on behalf of the contract purchaser indicated that the current building is a one-story bank with a front yard setback of 0 feet. The offices utilize 2600 sq.ft. on the main floor and 2600 sq.ft. on a basement level. The entire site is paved. Samwill Avenue is a 22-foot wide road of which 20 feet is located on the Petitioner's property. The road is privately owned but is maintained by Baltimore County and considered a public road. An agreement on dedication to the County is in process. Immediately to the north of Samwill Avenue is a strip of commercial buildings with front yard setbacks of 0 feet. The Petitioner proposes to tear down the existing building, keep the northern and eastern foundation lines, and construct a new, 6,330 sq.ft., single story building with no basement for an open stock paint store. There is a 9-foot drop in grade from front to rear of the property. Landscaping requirements will be met with the exception of the required 4-foot wide strip along the southern property line for which the Petitioner intends to request a waiver. Upon questioning, the land planner and a company representative agreed that the 4-foot strip could be provided without jeopardizing the 29'6" drive, even if the building had to be reduced 1 to 2 feet in width. Company stores are usually 6500 to 7000 sq.ft. in size, but one area store has 6000 sq.ft. of floor space. Standard sign sizes are 3' x 9', 4' x 12' and 5' x 15', of which a 4' x 12' sign is preferred.

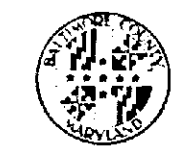
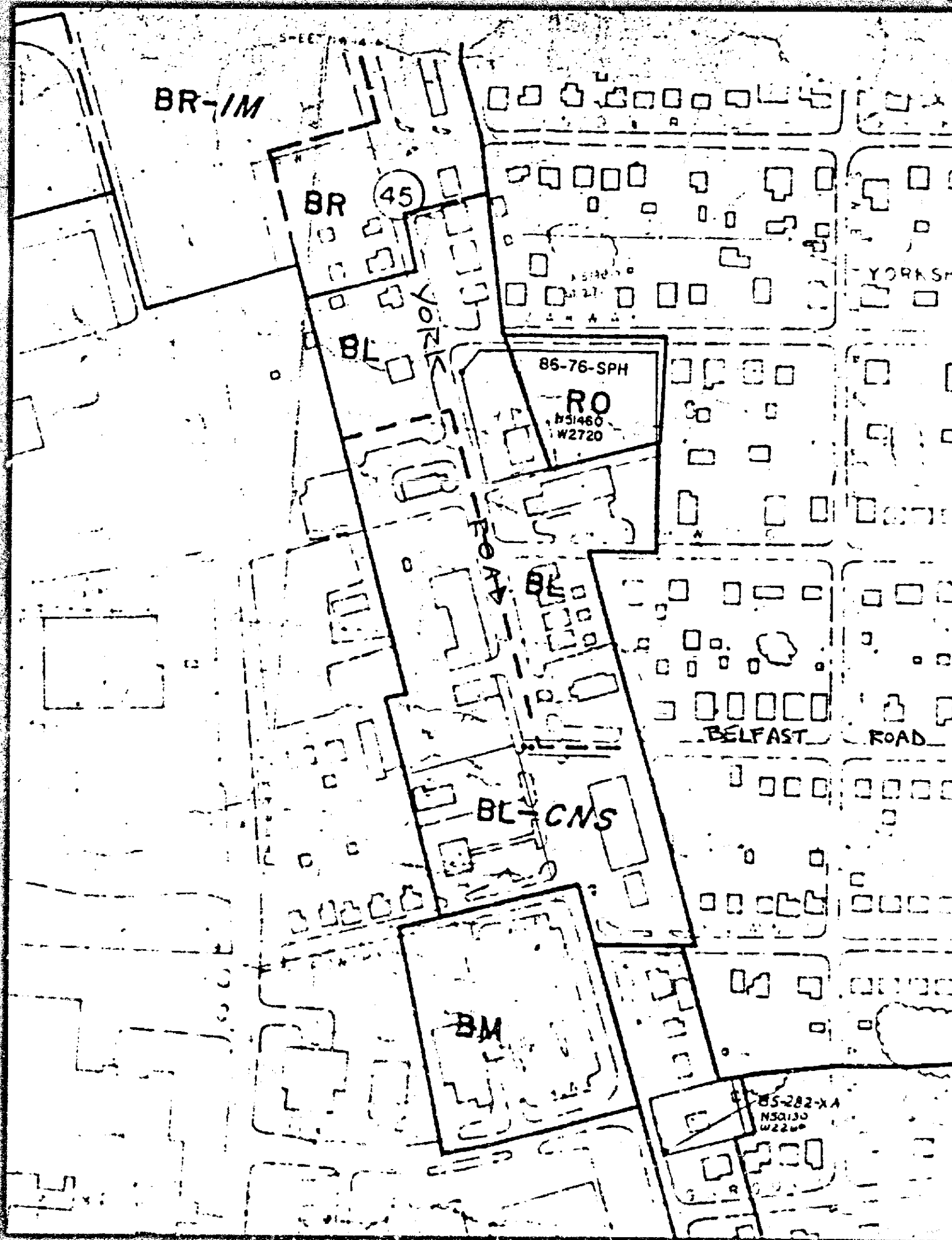
Several neighbors attended the hearing but expressed no objections. After due consideration of the testimony and evidence presented, and it appearing that strict compliance with the Baltimore County Zoning Regulations (BCZR) would result in practical difficulty and unreasonable hardship upon the Petitioners, in the opinion of the Deputy Zoning Commissioner, the variance requested would not adversely affect the health, safety, and general welfare of the community and should therefore be granted.

Therefore, IT IS ORDERED by the Deputy Zoning Commissioner of Baltimore County this 16th day of December 1986, that the herein request for a 0-foot front yard setback, in accordance with the plan submitted, prepared by Bill Monk, Land Planner, revised December 8, 1986 and identified as Petitioner's Exhibit 8, be and is hereby GRANTED, subject to the following restrictions:

- 1) A 4-foot wide landscaping strip shall be provided along the southern property line from the front extending to the rear a minimum of 75 feet.
- 2) A permitted, free-standing sign shall not exceed 27 sq.ft. per face.

Jean M. H. King
Deputy Zoning Commissioner
of Baltimore County

ORDER RECEIVED FOR FILING
Date *12/16/86*
By *John J. Williams*



BALTIMORE COUNTY
FIRE DEPARTMENT
TOWSON, MARYLAND 21204-2586
494-4500

October 21, 1986

PAUL H. REINKE
CHIEF

Mr. Arnold Jablon
Zoning Commissioner
Office of Planning and Zoning
Baltimore County Office Building
Towson, Maryland 21204

RE: Property Owner: Vermont Federal Savings & Loan
Location: W/S York Rd. opposite intersection of Belfast Rd.
Item No.: 132 Zoning Agenda: Meeting of Oct. 7, 1986

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below marked with an "X" are applicable and required to be corrected or incorporated into the final plans for the property.

- () 1. Fire hydrants for the referenced property are required and shall be located at intervals or _____ feet along an approved road in accordance with Baltimore County Standards as published by the Department of Public Works.
- () 2. A second means of vehicle access is required for the site.
- () 3. The vehicle dead end condition shown at _____ EXCEEDS the maximum allowed by the Fire Department.
- () 4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operation.
- (X) 5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1976 edition prior to occupancy.
- () 6. Site plans are approved, as drawn.
- () 7. The Fire Prevention Bureau has no comments at this time.

REVIEWER: *John F. O'Neill*
Noted and Approved: *John F. O'Neill*
Planning Group File Prevention Bureau
Special Inspection Division

/md

ORDER RECEIVED FOR FILING
Date *12/16/86*
By *John J. Williams*

RE: PETITION FOR VARIANCE : BEFORE THE ZONING COMMISSIONER
W/S of York Rd. opposite Belfast Rd. (2020 York Rd.) : OF BALTIMORE COUNTY
8th District
VERMONT FEDERAL SAVINGS AND : Case No. 87-232-A
LOAN, Petitioner

ENTRY OF APPEARANCE

Please enter the appearance of the People's Counsel in the above-captioned matter. Notices should be sent of any hearing dates or other proceedings in this matter and of the passage of any preliminary or final Order.

Phyllis Cole Friedman
Phyllis Cole Friedman
People's Counsel for Baltimore County

Peter Max Zimmerman
Peter Max Zimmerman
Deputy People's Counsel
Room 223, Court House
Towson, Maryland 21204
494-2188

I HEREBY CERTIFY that on this 12th day of November, 1986, a copy of the foregoing Entry of Appearance was mailed to C. Michael Magruder, Esquire, 22 W. Pennsylvania Ave., Towson, MD 21204, Attorney for Petitioner; Duron Paints, 10406 Tucker St., Beltsville, MD 20705, Contract Purchaser; and William P. Monk, P. O. Box 11415, Baltimore, MD 21239, who requested notification.

Peter Max Zimmerman
Peter Max Zimmerman

PETITION FOR ZONING VARIANCE
8th Election District
Case No. 87-232-A

LOCATION: West Side of York Road, opposite Belfast Road (2020 York Road)

DATE AND TIME: Tuesday, December 9, 1986, at 10:00 a.m.

PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing:

Petition for Zoning Variance to permit a front yard setback of 0 feet in lieu of the required average of 60 feet of the front yard depths of the lots immediately adjoining on each side

Being the property of Vermont Federal Savings and Loan, as shown on plat plan filed with the Zoning Office.

In the event that this Petition(s) is granted, a building permit may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however, entertain any request for a stay of the issuance of said permit during this period for good cause shown. Such request must be received in writing by the date of the hearing set above or made at the hearing.

BY ORDER OF
ARNOLD JARLON
ZONING COMMISSIONER
OF BALTIMORE COUNTY

ZONING DESCRIPTION
2020 YORK ROAD
BALTIMORE COUNTY, MARYLAND

BEGINNING on the West side of York Road 80 feet wide a distance 0 feet north of the centerline of Belfast Road at its intersection of York Road, thence running north and parallel to York Road the following courses and distances:

- 1) R=21,065.62 feet, L=66.69 feet CHD North 19 degrees 07 minutes 11 seconds West
- 2) North 19 degrees 01 minutes 41 seconds West 23.86 feet
- 3) North 70 degrees 58 minutes 16 seconds East 1.00 feet
- 4) North 19 degrees 01 minutes 44 seconds East 58.00 feet
- 5) South 70 degrees 58 minutes 16 seconds West 145.00 feet
- 6) South 19 degrees 01 minutes 44 seconds East 48.00 feet
- 7) South 70 degrees 58 minutes 16 seconds West 12.00 feet
- 8) South 19 degrees 01 minutes 44 seconds East 101.47 feet
- 9) North 70 degrees 37 minutes 56 seconds East 156.11 feet to the point of beginning.

Containing 22,730 square feet in the Eighth Election District.

WILLIAM P. MONK
land planner
P.O. Box 11415
Baltimore, Maryland
21239

BALTIMORE COUNTY
OFFICE OF PLANNING & ZONING
TOWSON, MARYLAND 21204
494-3353

ARNOLD JARLON
ZONING COMMISSIONER

JEAN M. H. JUNG
DEPUTY ZONING COMMISSIONER

December 16, 1986

C. Michael Magruder, Esquire
22 W. Pennsylvania Avenue
Towson, Maryland 21204

RE: Petition for Zoning Variance
W/S of York Road, opposite
Belfast Road (2020 York Road)
8th Election District
Case No. 87-232-A

Dear Mr. Magruder:

Enclosed please find a copy of the decision rendered on the above-referenced Petition. Your request for a zoning variance has been granted, subject to the restrictions noted in the attached Order.

If you have any questions concerning this matter, please do not hesitate to contact this office.

Very truly yours,

Jean M. H. Jung
JEAN M. H. JUNG
Deputy Zoning Commissioner

JMHJ:bjs

Attachments

cc: Vermont Federal Savings & Loan
P.O. Box 1916, Baltimore, Maryland 21239

Mr. William P. Monk
P.O. Box 11415, Baltimore, Maryland 21239

Mr. John Christenson
Duron Paints
10406 Tucker Street, Beltsville, Maryland 20705

People's Counsel

BALTIMORE COUNTY
OFFICE OF PLANNING & ZONING
TOWSON, MARYLAND 21204
494-3353

ARNOLD JARLON
ZONING COMMISSIONER

JEAN M. H. JUNG
DEPUTY ZONING COMMISSIONER

December 3, 1986

C. Michael Magruder, Esquire
22 West Pennsylvania Avenue
Towson, Maryland 21204

RE: PETITION FOR ZONING VARIANCE
W/S of York Rd., opposite Belfast Rd.
(2020 York Rd.)
8th Election District
Vermont Federal Savings and Loan - Petitioner
Case No. 87-232-A

Dear Mr. Magruder:

This is to advise you that \$80.75 is due for advertising and posting of the above property. This fee must be paid before an Order is issued.

THIS FEE MUST BE PAID AND THE ZONING SIGN AND POST RETURNED ON THE DAY OF THE HEARING OR THE ORDER SHALL NOT BE ISSUED.

Do not remove sign from property from the time it is placed by this office until the day of the hearing itself.

C. Michael Magruder, Esquire
22 West Pennsylvania Avenue
Towson, Maryland 21204

October 31, 1986

NOTICE OF HEARING

RE: PETITION FOR ZONING VARIANCE
W/S of York Rd., opposite Belfast Rd.
(2020 York Rd.)
8th Election District
Vermont Federal Savings and Loan - Petitioner
Case No. 87-232-A

TIME: 10:00 a.m.

DATE: Tuesday, December 9, 1986

PLACE: Room 106, County Office Building, 111 West Chesapeake Avenue, Towson, Maryland

Arnold Jarlon
Zoning Commissioner
of Baltimore County

CERTIFICATE OF PUBLICATION

TOWSON, MD., November 19, 1986

THIS IS TO CERTIFY, that the annexed advertisement was published in the TOWSON TIMES, a weekly newspaper printed and published in Towson, Baltimore County, Md., appearing on November 19, 1986

TOWSON TIMES,

Publisher

PETITION FOR ZONING VARIANCE
W/S of York Rd. opposite Belfast Rd.
(2020 York Rd.)
8th Election District
Vermont Federal Savings and Loan - Petitioner
Case No. 87-232-A
The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing:
Petition for Zoning Variance to permit a front yard setback of 0 feet in lieu of the required average of 60 feet of the front yard depths of the lots immediately adjoining on each side.
Being the property of Vermont Federal Savings and Loan, as shown on plat plan filed with the Zoning Office.
In the event that this Petition(s) is granted, a building permit may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however, entertain any request for a stay of the issuance of said permit during this period for good cause shown. Such request must be received in writing by the date of the hearing set above or made at the hearing.
BY ORDER OF
ARNOLD JARLON
ZONING COMMISSIONER
OF BALTIMORE COUNTY
11/19/86

CERTIFICATE OF PUBLICATION

TOWSON, MD., November 20, 1986

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., appearing on November 20, 1986

THE JEFFERSONIAN,

Publisher

Cost of Advertising

275.00

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT
No. 025746
DATE 12/12/86 ACCOUNT R-01-615-000
SIGN & POST RETURNED
Mr. John B. Christman, Jr., P.O. Box 9423
Washington, D. C. 20016
RECEIVED FROM:
ADVERTISING & POSTING COSTS RE CASE #87-232-A
FOR: B 124*****80751a 0152F
VALIDATION OR SIGNATURE OF CASHIER

re County, Maryland, and remit
Towson, Maryland

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT
No. 026001
DATE 9/26/86 ACCOUNT 01-615
AMOUNT \$ 100.00 M
RECEIVED FROM: WILLIAM MONK
FOR VARIANCE PETITION
(VERMONT FED. SAV & LOAN)
VALIDATION OR SIGNATURE OF CASHIER

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

87-232-A

District 8th
Posted for: Variance
Petitioner: Vermont Federal Savings and Loan
Location of property: W/S of York Rd. opposite Belfast Rd.
(2020 York Rd.)
Location of Sign: Corner of subject property 2020 York Rd.

Remarks: [Signature]
Posted by: [Signature]
Number of Signs: 2
Date of return: 11-21-86

87-232-A

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

County Office Building
111 W. Chesapeake Avenue
Towson, Maryland 21204

Your petition has been received and accepted for filing this
7th day of October, 1986

Arnold Jarlon
Zoning Commissioner

Petitioner: Vermont Fed. Sav. & Loan
Attorney: C. Michael Magruder, Esquire

Received by: [Signature]
Chairman, Zoning Plans
Advisory Committee

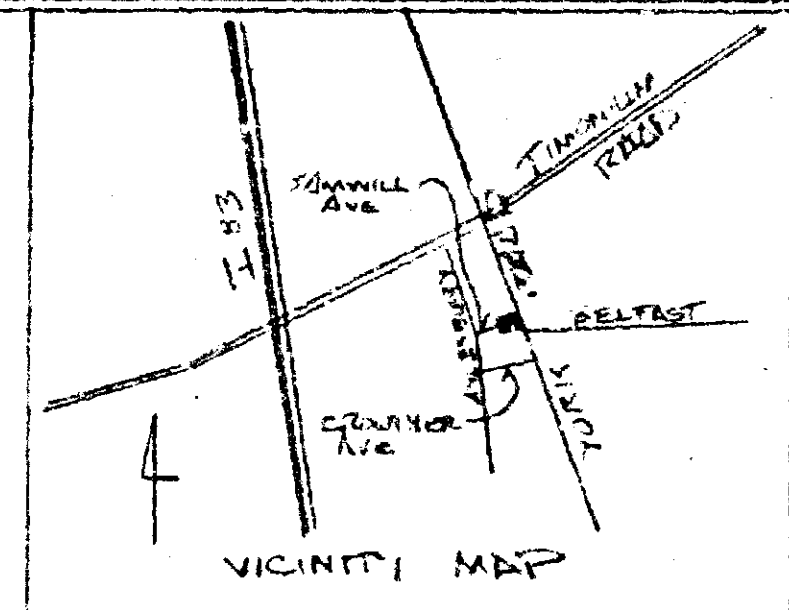
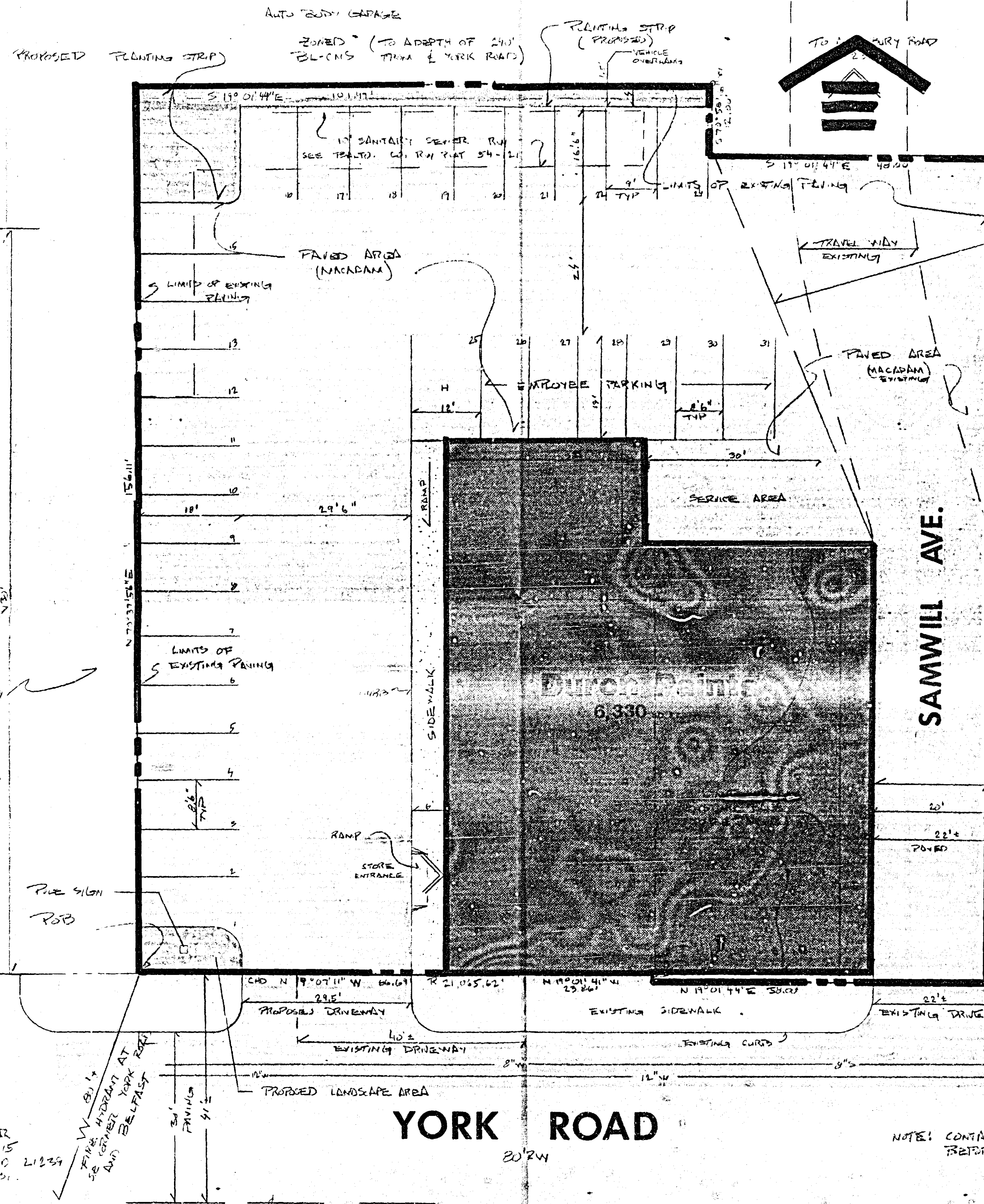
SITE PLAN

FOR
VARIANCE APPLICATION

2020 YORK ROAD
TIMONIUM, MD

REVISED 11/18/86

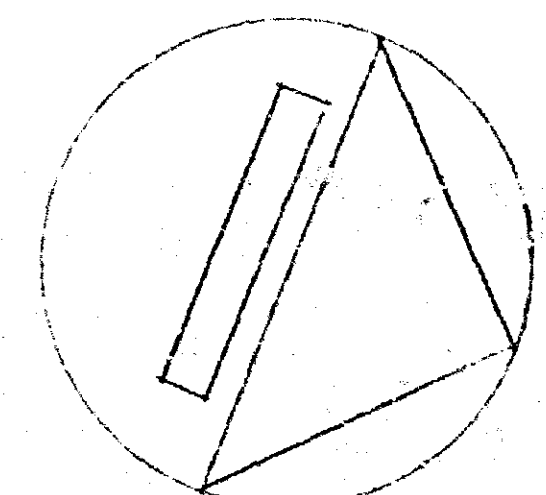
REVISED 12/8/86



NOTES

- 1) ZONING: BL-CNS
- 2) LOT AREA: GROSS: 5.128 ACRES
(22,730 #)
NET: .4333 ACRES (18,978 #)
- 3) EXISTING USE:
1 STORY BANK BUILDING
(2,660 # FIRST FLOOR, 2,660 # SECOND FLOOR)
- 4) PROPOSED USE: 1 STORY DUREN
PAINT STORE
- 5) BUILDING AREA
• EXISTING (2 FLOORS) 5,320
• PROPOSED (1 FLOOR) 6,330
- 6) BUILDING SETBACKS

	REQUIRED	PROPOSED
FRONT (PER SEC 303.2)	65'	0'
SIDE	0'	20'
REAR	0'	63'±
- 7) PARKING
REQUIRED:
TOTAL + STORAGE 5,730 # @ 1/200
= 29
OFFICE 500 # @ 1/300 = 2
31
- 8) 8TH ELECTION DISTRICT
9) 2ND COUNCILMANIC DISTRICT
10) DEDD REF 6250/114 + 6250/111



- 11) ANEWIT & CO. USE: EXISTING = 0%
PROPOSED = 3.7% (6,330)

SCALE: 1" = 10'

PREPARED: SEPT 19, 1986
REVISED: NOV 17, 1986
RECEIVED: DEC 8, 1986

EXHIBIT # 9

BOUNDARY INFORMATION TAKEN
FROM SURVEY PREPARED BY
GENERAL SURVEYING CO.
10/22/85

NOTE: CONTACT ALL UTILITIES
BEFORE DIGGING.

YORK ROAD

20' RW

PREPARED FOR:

DUREN PAINTS
10406 TUCKER STREET
BETHESDA, MD 20705
301-792-2616

PREPARED BY:

BILL MONK
LAND PLANNER
P.O. BOX 11415
BETHESDA, MD 20814
301-454-2131

APPROXIMATE LOCATION
OF EXISTING DRAINAGE

ZONED
BL-CNS

PARKING

Pole sign
POB

PROPOSED LANDSCAPE AREA

PROPOSED DRIVEWAY

EXISTING DRIVEWAY

EXISTING SIDEWALK

EXISTING CURB

EXISTING DRIVE

TYP. HICRST

CURB

RESERVED FOR FUTURE
DEVELOPMENT FOR PUBLIC
USE

EXISTING BLDG
DETAILS

EXISTING DRIVE

CURB

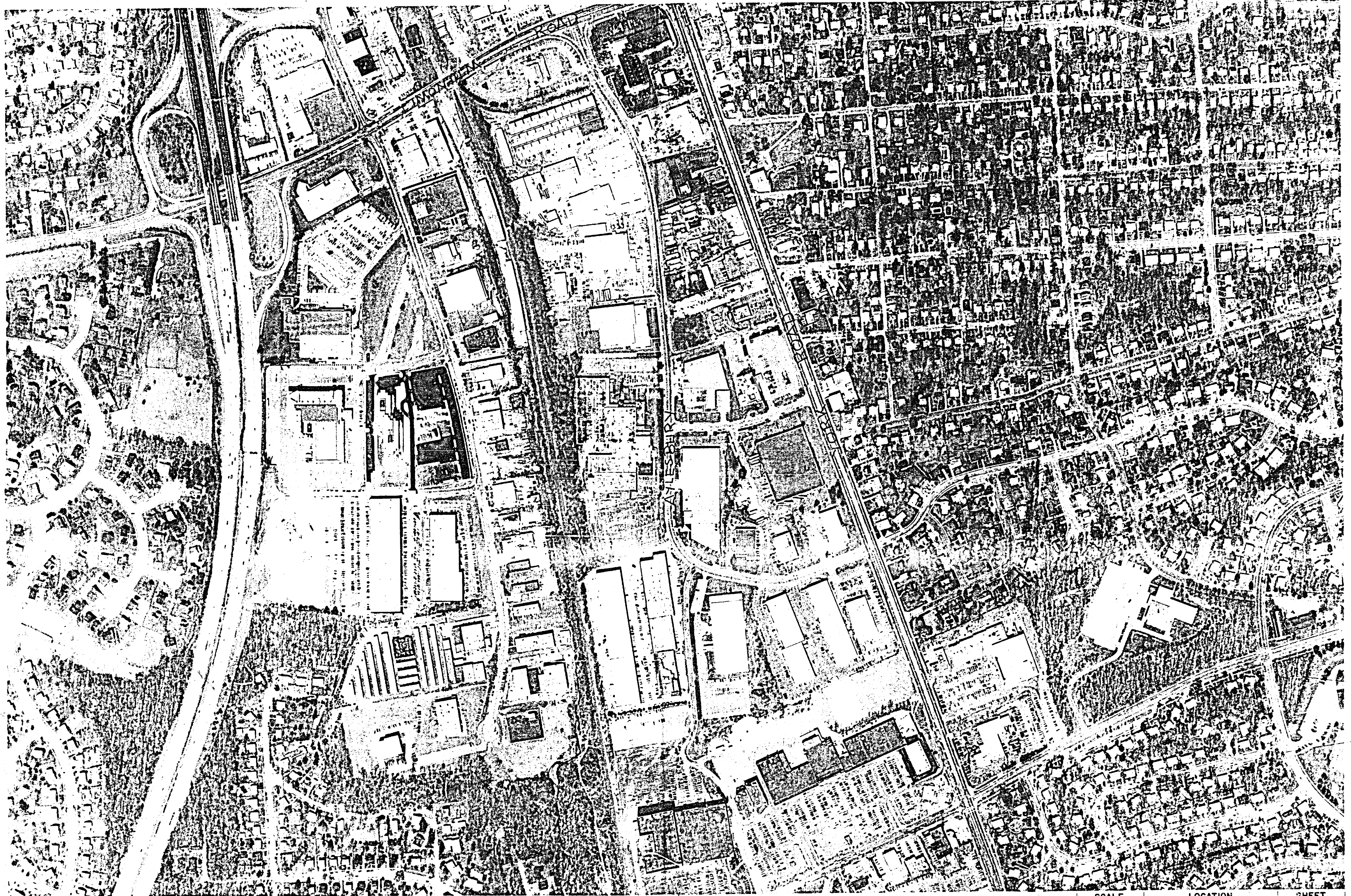
EXISTING DRIVE

EXISTING DRIVE

EXISTING DRIVE

EXISTING DRIVE

EXISTING DRIVE

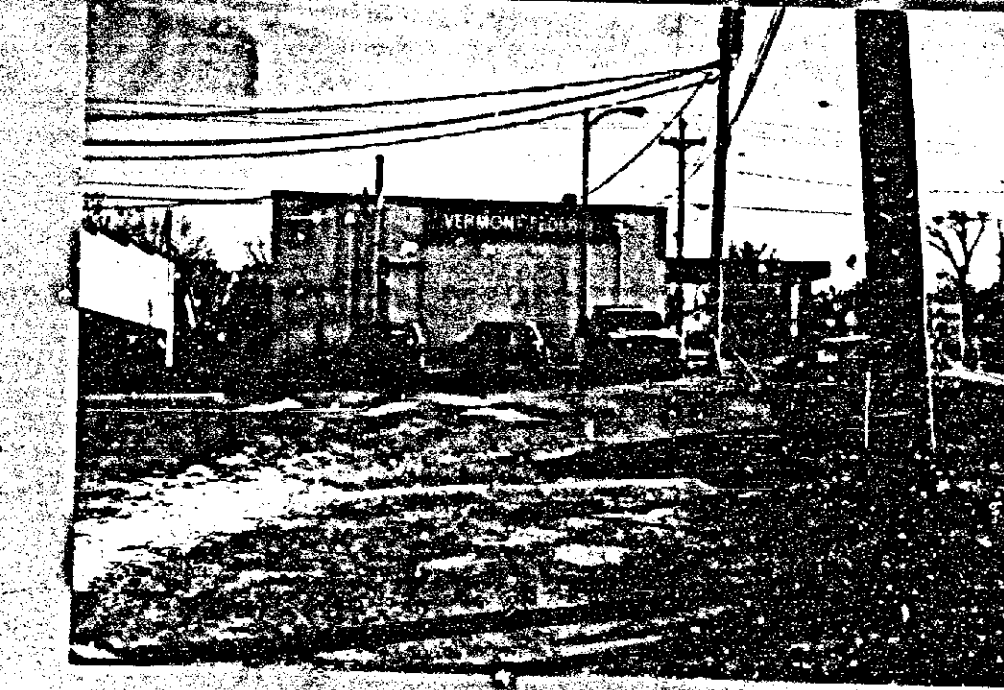
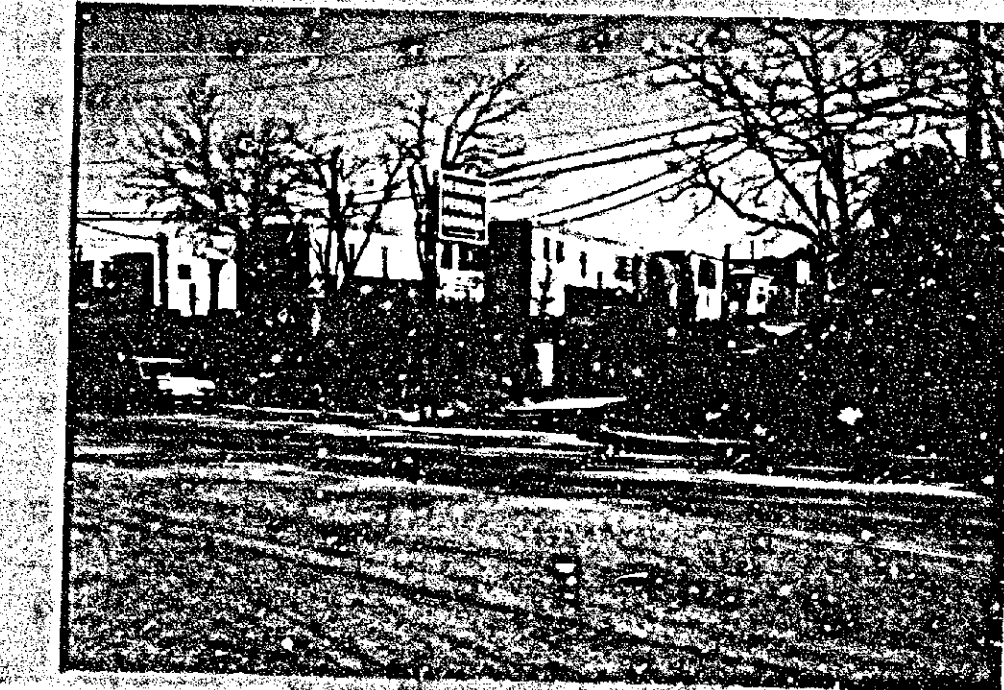
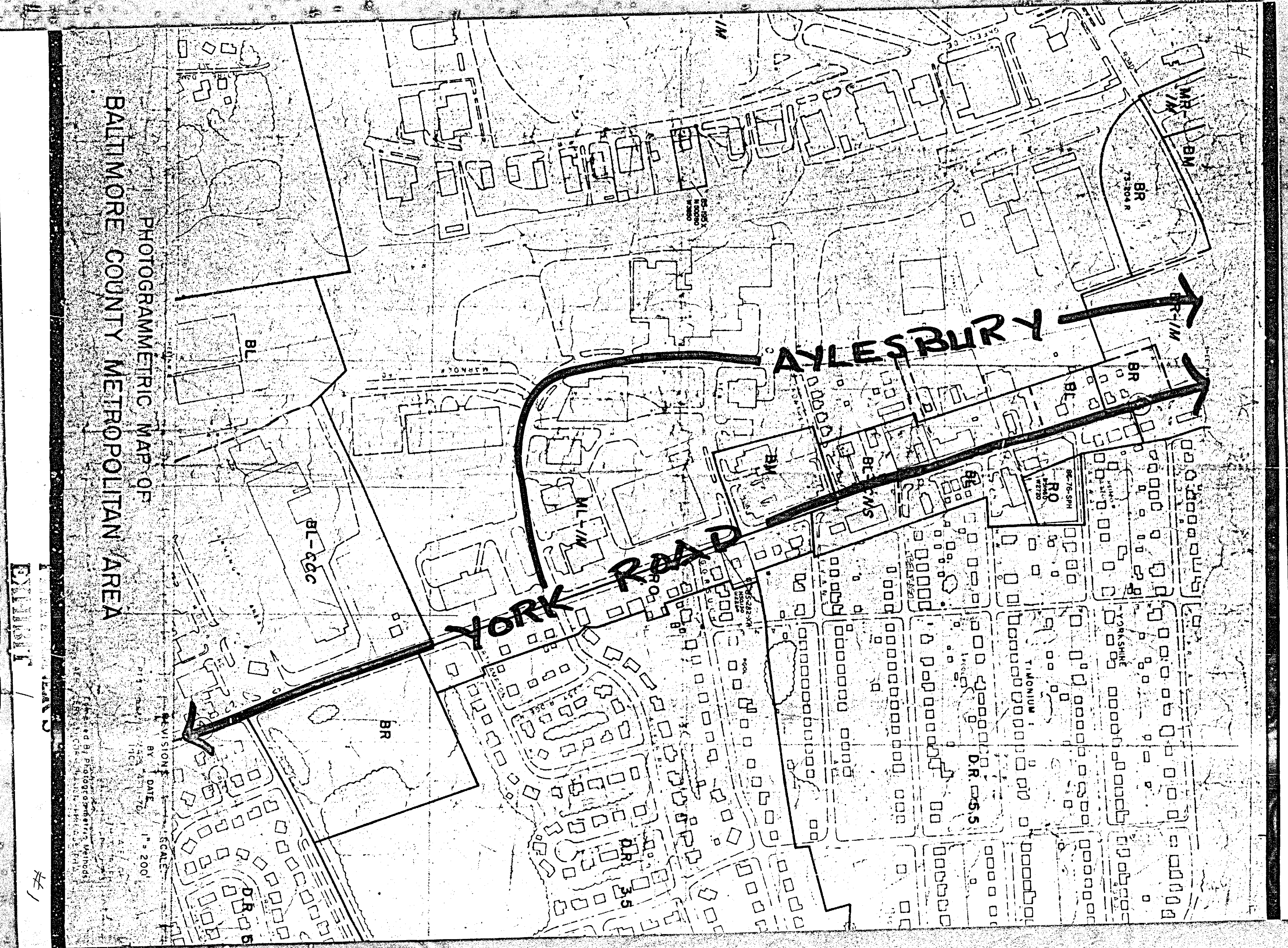


BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
PHOTOGRAPHIC MAP

PREPARED BY AIR PHOTOGRAPHICS, INC.
MARTINSBURG, W.V. 25401

SCALE
1" = 200' ±
DATE
OF
PHOTOGRAPHY
JANUARY
1986

LOCATION
TIMONIUM
SHEET
N.W.
13-A



DEVELOPMENT CONSTRAINTS

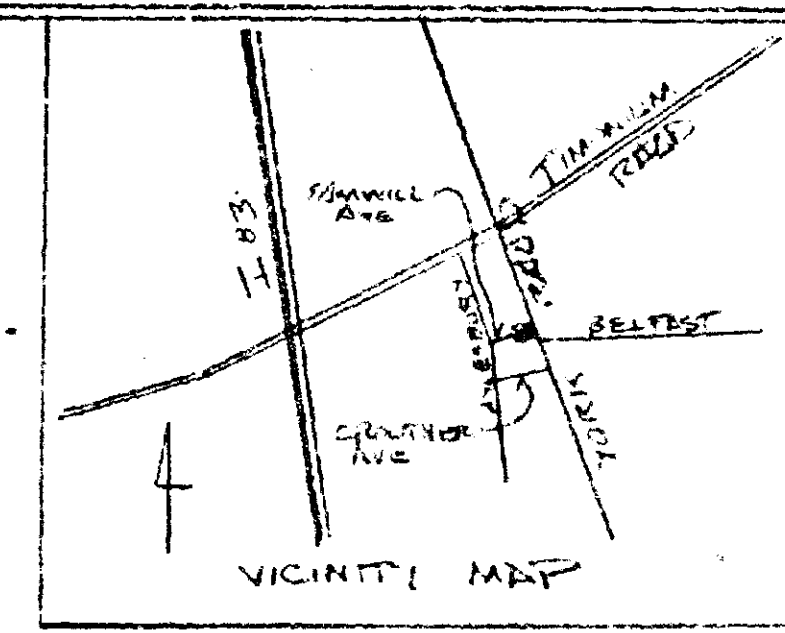
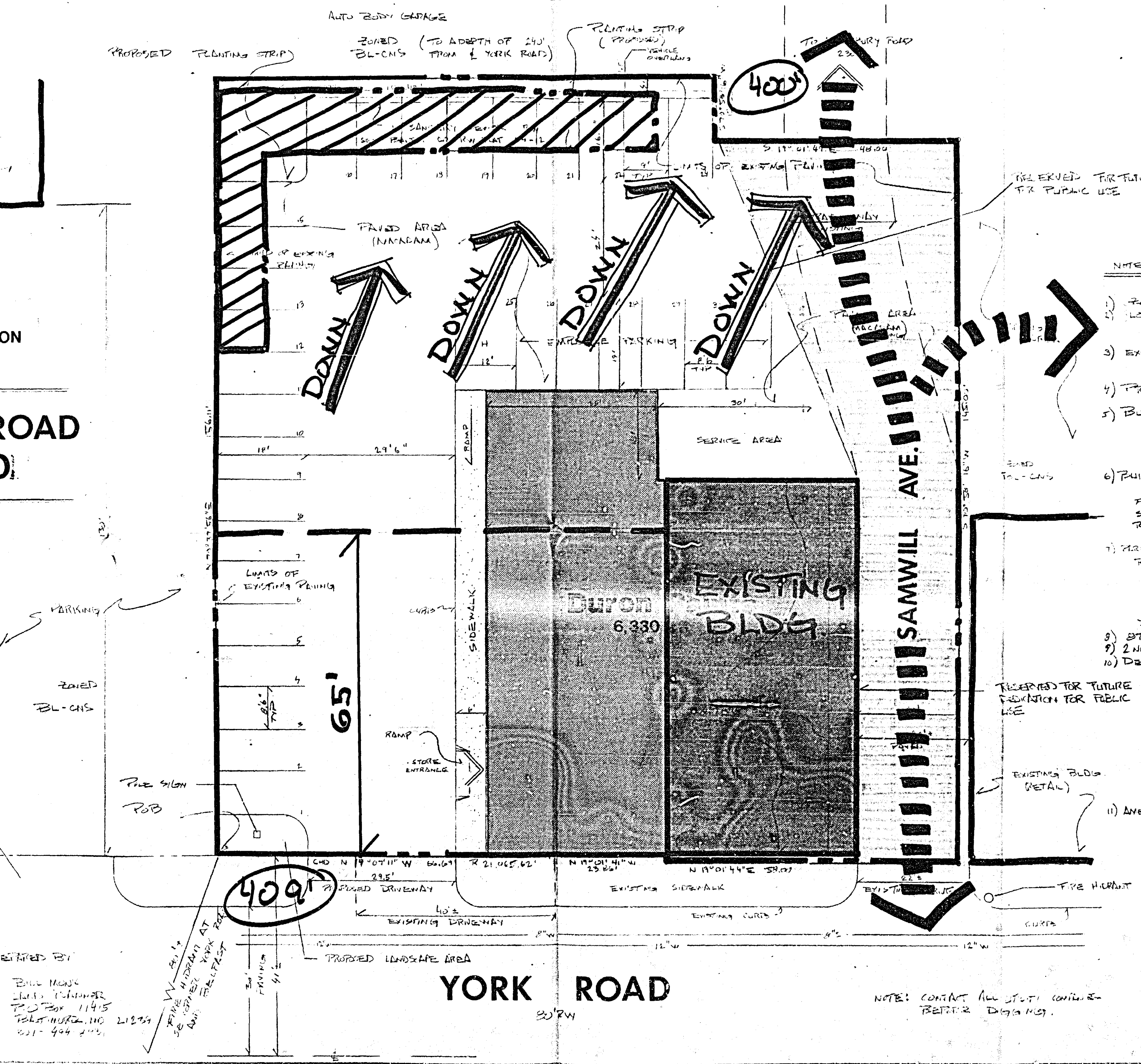
SITE PLAN

FOR
VARIANCE APPLICATION

**2020 YORK ROAD
TIMONIUM, MD.**

REVISED 11/18/86
REVISED 2/07/86

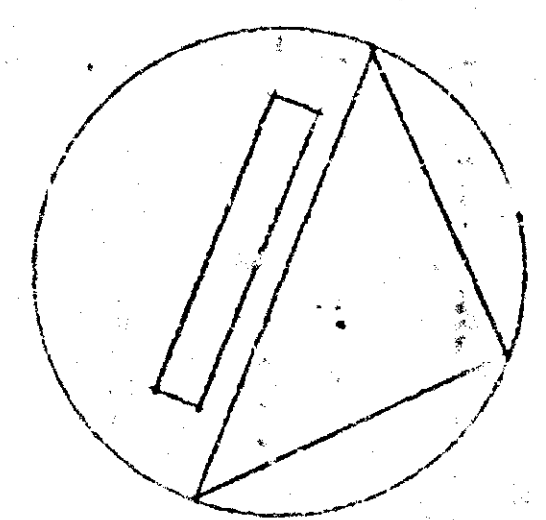
APPROXIMATE LOCATION
OF EXISTING DRIVEWAY



NOTES

- 1) ZONING: BL-CMS
- 2) LOT AREA: GROSS: 51,280 ACRES
(227,304)
NET: 40,330 ACRES (18,8784)
- 3) EXISTING USE:
1 STORY BLANK BUILDING
(26600 FIRST FLOOR, 26600 SECOND FLOOR)
- 4) PROPOSED USE: 1 STORY DUREN
PAINT STORE
- 5) BUILDING AREA:
EXISTING (2 FLOORS) 5,320
PROPOSED (1 FLOOR) 6,330
- 6) BUILDING SETBACKS:

	REAR	FRONT
FRONT (PER SEC 3.3.2)	65'	0'
SIDE	0'	20'
REAR	0'	63'
- 7) PARKING:
REQUIRED:
METAL + STORAGE 17,730 @ 1/200 = 29
OFFICE 600 @ 1/300 = 2
31
PROVIDED
- 8) 8TH ELECTION DISTRICT
- 9) 2ND COUNCILMANIC DISTRICT
- 10) DEDD REF 6250/114 + 6250/111



11) AVENUE OPEN SPACE: EXISTING = 0%
PROPOSED = 3.7% (8454)

SCALE 1" = 10'

PREPARED: SEPT 19, 1986
REVISED: NOV 17, 1986
RECEIVED: DEC 8, 1986

NOTE: CONTACT ALL STATE AGENCIES
BEFORE DRAINING.

BOUNDARY INFORMATION TAKEN
FROM SURVEY PREPARED BY
GENERAL SURVEYING CO.
10/22/95

YORK ROAD

SAMWILL AVE.